

LOT  
**105**

## Land east of C J Down's Garage Mary Tavy, Tavistock PL19 9PA

GUIDE PRICE **£30,000–£50,000\***

DEVELOPMENT OPPORTUNITIES

### Description

An interesting opportunity to acquire a parcel of land measuring circa 0.245 acres/0.1 hectares situated in the heart of the village of Mary Tavy. The land has previously been used for the parking of vehicles, previously forming part of the C J Down's business, but would lend itself to a variety of alternative uses and possibly a small scale development, subject to any requisite consents, upon which interested parties must make and rely upon their own planning enquiries of West Devon Borough Council/ Dartmoor National Park planning authorities.

### Situated

The pretty village of Mary Tavy is situated on the western fringes of Dartmoor National Park, having the benefit of a primary school, village shop/post office and a public house, along with a bus service to the nearby towns of Tavistock and Okehampton.

### Note

The land being offered as this lot is shown edged in red and coloured yellow on the plan shown. We understand that there is a right of access across the higher side of the plot in favour of Southwest Water to attend to a shaft in their ownership, situated on the northern boundary of the site. Please refer to the legal pack

for the exact location and access rights. Measurements have been taken using the Promap Mapping facility, interested parties must make and rely upon their own measurements. The Promap shown is for approximate identification purposes only and is not to scale. Crown Copyright reserved.



### Viewings

At any reasonable time during daylight hours and at the viewers own risk. General enquiries Fulfords Tavistock 01822 616121/Countrywide Property Auctions 01395 275691.